

Before the Board of Zoning Adjustment, D. C.

Application No. 11530, of John T. & Patricia P. Deans pursuant to Section 8207.2 for a special exception to change a non-conforming use from rooming house (all floors), to a rooming house for less than five (5) roomers as provided by Section 7104.2 of the Regulations at 1233 Newton Street, N. E., Lot 35, Square 3928.

HEARING DATE: December 12, 1973

EXECUTIVE SESSION: December 18, 1973

FINDINGS OF FACT:

1. The subject property is located in a R-1-B District.
2. The applicant and present owner of the property proposes to occupy the dwelling and rent rooms to 2 persons and no more than five.
3. The previous use was non-conforming and allowed roomers on all floors of the dwelling under certificate of occupancy Number 125075 issued March 10, 1949.
4. The change which applicant requests will be more restrictive than the previous non-conforming use, and become less non-conforming in terms of density, thus reducing the non-conforming use in the direction of conformance.
5. No objections have been offered.

CONCLUSIONS OF LAW:

Based upon the above Findings, the Board concludes that the request of the applicant will not be objectionable to the neighborhood, nor adversely affect the present character and development of the neighborhood. The Board is also of the opinion that the applicant has complied with the regulations for change of non-conforming use.

ORDERED:

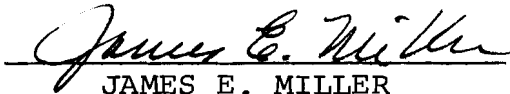
That the above application be GRANTED.

Application No. 11530
Page No. 2

VOTE: 4-0 (Mr. Scrivener not present, not voting)

BY ORDER OF THE D. C. BOARD OF ZONING ADJUSTMENT

ATTESTED BY:


JAMES E. MILLER

Secretary to the Board

FINAL DATE OF ORDER: JAN 23 1974

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DEPARTMENT OF ECONOMIC DEVELOPMENT WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.